



178 Davenport Rd **List: \$35 Sq Ft Net**
Toronto, Ontario **Map: 115-19-P** **Lease**
M5R1J2 Dist: C02
Dir/Cross St: Ave + Davenport **DOM: 4 Last Status: New**
Taxes: \$6/2008/T. & O.

Commercial/Retail **Lease Term: 36/60**
Retail **Freestanding: N** **Holdover: 90**
Occup: Vacant **SPIS: N**
Possession: Tba **Franchise:**
Commercial Condo Fees:

MLS#: C1396016 **Seller: Imoille Holdings Ltd. Contact After Exp: N**
PIN#:

Total Area: 1,168 Sq Ft
Ofc/Apt Area: 188 Sq Ft
Indust Area:
Retail Area: 980 Sq Ft
Apx Age:
Volts:
Amps:
Zoning: Commercial
Truck Level:
Grade Level:
Drive-In:
Double Man:
Clear Height:
Sprinklers: N
Heat: Gas Forced Air Open

Survey:
Lot/Bldg/ Unit/Dim: 0X0 Feet Building
Lot Irreg:
Crane:
Bay Size:
%Bldg:
Washrooms:
Water: Municipal
Water Supply:
Sewers:
A/C: Y
Utilities: N
Garage Type: Outside/Surface
Park Spaces: #Trl Spc:

Soil Test:
Outside Storage:
Rail:
Basement: Y
Elevator:
UFFI:
Assessment:
Chattels:
LLBO:
Days Open:
Hours Open:
Employees:
Seats:

Bus/Bldg Name: **For Year:** **Financial Statement:**
Actual/Estimated:
Taxes: **Heat:** **Gross Inc/Sales:** **Est Value Inv At Cost:**
Insur: **Hydro:** **- Vacancy Allow:** **Com Area Upcharge:**
Mgmt: **Water:** **- Operating Exp:** **Percentage Rent:**
Maint: **Other:** **= Net Income B4 Debt:**

Remarks For Clients: Prime Retail

Mortgage Comments:

GILLEN, K.P., & CO. REALTY LIMITED, BROKERAGE 416-964-9441 Fax: 416-964-7728
 40 Scollard St., Ste. 200, Toronto M5R3S1
 CLAUDIO LUCA, Salesperson 416-964-9441

Contract Date: 6/6/2008 **Condition:** **Appts:**
Expiry Date: 9/6/2008 **Cond Expiry:** **Ad:** N
Last Update: 6/6/2008 **CB Comm:** 4% Of Net Yr 1 - 2% Of Net Bal Of Term **Escape:**
Original \$: \$35